015.0	0001	0003.A	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	671,200 / 671,200
					USE VALUE:	671,200 / 671,200
					ASSESSED:	671,200 / 671,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
151		THORNDIKE ST EXT, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	BURDGE DEBORAH A
Owner 2:	BURDGE BRYAN
Owner 3:	
Street 1:	153 THORNDIKE ST EXT
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	DI GREGORIO IDA C -
Owner 2:	-
Street 1:	153 THORNDIKE ST EXT
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains .106 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1870, having primarily Wood Shingle Exterior and 1337 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4611.000	246,900		424,300	671,200
Total Card	0.106	246,900		424,300	671,200
Total Parcel	0.106	246,900		424,300	671,200

Source: Market Adj Cost | Total Value per SQ unit /Card: 502.21 /Parcel: 502.21

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

PREVIOUS ASSESSMENT

Parcel ID: 015.0-0001-0003.A

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	246,900	0	4,611.	424,300	671,200		Year end	12/23/2021
2021	101	FV	237,900	0	4,611.	424,300	662,200		Year End Roll	12/10/2020
2020	101	FV	238,000	0	4,611.	424,300	662,300	662,300	Year End Roll	12/18/2019
2019	101	FV	202,600	0	4,611.	450,900	653,500	653,500	Year End Roll	1/3/2019
2018	101	FV	202,600	0	4,611.	328,900	531,500	531,500	Year End Roll	12/20/2017
2017	101	FV	202,600	0	4,611.	286,400	489,000	489,000	Year End Roll	1/3/2017
2016	101	FV	202,600	0	4,611.	244,000	446,600	446,600	Year End	1/4/2016
2015	101	FV	189,200	0	4,611.	238,700	427,900	427,900	Year End Roll	12/11/2014

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 1365

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DI GREGORIO IDA	37935-484		2/6/2003	Family	240,000	No	No		
D GREGORIO IDA	23229-369		5/26/1993		99	No	No		F

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/10/2013	1511	Re-Roof	5,000	C				

ACTIVITY INFORMATION

Date	Result	By	Name
1/27/2014	Info Fm Prmt	EMK	Ellen K
5/11/2009	Measured	372	PATRIOT
9/30/1999	Meas/Inspect	267	PATRIOT
8/23/1993		PC	PHIL C

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4611		Sq. Ft.	Site		0	80.	1.15	1			Road Co	-5					424,332						424,300	

Patriot Properties Inc.

User Acct: 11187
GIS Ref:
GIS Ref:
Insp Date: 05/11/09
!1365!

PRINT

Date	Time
12/29/21	19:54:12

LAST REV

Date	Time
01/27/14	12:36:27
ekelly	

USER DEFINED

Prior Id # 1:	11187
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Total AC/HA:	0.10585	Total SF/SM:	4611	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	424,332	Spl Credit		Total:	424,300

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - Cape		
Sty Ht:	1H - 1 & 1/2 Sty		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:	8 - Brick Veneer	25	%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	BLUE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1870	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	110.00
Size Adj.:	1.35000002
Const Adj.:	0.98745072
Adj $ / SQ:	146.636
Other Features:	55000
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	303269
Depreciation:	56408
Depreciated Total:	246861

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	0	BRs:	0	Baths:	1	HB	

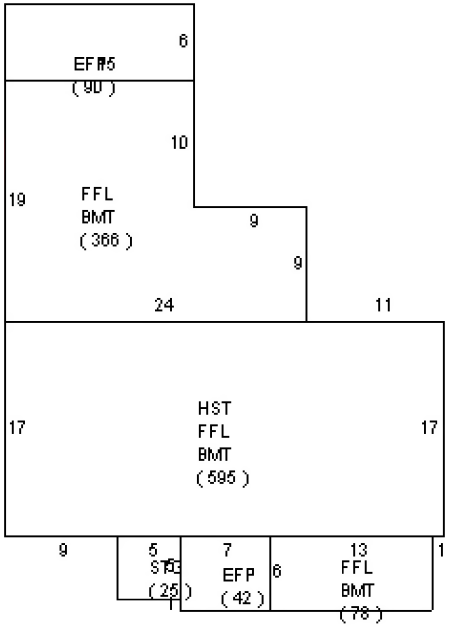
REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
	5	2	
Totals			
0			

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	1,039	43.990	45,707
FFL	First Floor	1,039	146.640	152,355
HST	Half Story	298	146.640	43,624
EFP	Enclos Porch	132	47.250	6,237
STG	Storage	25	13.820	346

Net Sketched Area:	2,533		Total:	248,269	
Size Ad	1336.5	Gross Area	2830	FinArea	1337

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:		Before Depr:	146.64
Special Features:	0	Val/Su Net:	97.47
Final Total:	246900	Val/Su SzAd	184.74

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 015.0-0001-0003.A

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	